

<b>Venetian Gardens Homeowners Association</b>
<b>BOARD OF DIRECTORS MEETING</b>
1555 Mosaic Way Stockton Ca, Clubhouse
August 8th, 2022
<b>Agenda/Minutes:</b>
<b>Present:</b> Abraham Mackey, Mary Nelson, Jeff Carr, Dave Clarke, John Stevens, Beverly Clarke, VG Manager
<b>Meeting called to Order : 5:30 pm</b>
<b>Approval of Minutes:</b> July 11th, 2022 <b>Approved</b>
<b>Management Company Report:</b> 20 New Violations, 30 Ongoing, 21 Closed.
<b>Management Company Discussion</b>
Discussion on cars that are not in compliance with rules.
<b>Treasurer's Report:</b>
<b>Bank Balances:</b>
<b>Reserve Account:</b> \$242,648.29
<b>VGA Checking Account:</b> \$51,463.07
<b>Accounts Receivable:</b> \$65,226.59
<b>Other Current Assets:</b> \$100.00
<b>Total Current Assets:</b> \$359,437.95
<b>Budget/Fees Discussion:</b>
<b>Manager's Report:</b>
<b>Clubhouse:</b>
Clubhouse reservations were \$250.00 in July.
Flooring for the Clubhouse in the upper level, and steps are completed. The tile for the bar area is completed. The cabinet by the office was put in today, waiting for the countertop. The vanities for the bathrooms have arrived.
Carpet should be here Friday, so hopeful for an install next week. Border tile samples for the bathrooms were sent to the beautifcation committee but we have not heard back.
Front fountains have been filled and water is now available at the fountain. Will need some landscaping ideas before we start planting. Jeff would like the Boards input on the level/height of the planting soil. There is \$10,000.00 budget on the fountain. Additional Loam is needed, we will add more.
<b>Pool:</b>
There was a problem with the pool filters that caused the water to go cloudy. The pool was closed down that day. Paragon repaired the sand filters at a cost of \$295.00. We will need to clean the filter system at the end of the season. Last quote two years ago was \$1950.00
<b>Golf Course:</b>
6 holes have had maintenance done with the addition of sod and treatment with pesticides.
Hole #4 and #9 have been replaced and are being maintained per the instructions from Cesar. Due to excessive Bermuda grass hole #7 will take more prep work and will be replaced hopefully in September. There will be a proposal on ongoing maintenance to keep this up. Currently we are incurring 8-9 hours of overtime due to the new greens. This is being put into the Golf Course budget.

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<b>Tennis Court/Recreation Area:</b>	
Work has begun on the far tennis court. Karl has been asked to go out and learn from Francisco on how to repair the cracks. One more coat needs to go on the top, then it should be painted by the end of the week. Suggests we put a small fence between the courts.	
Requested a new bid from Benton Fencing to reduce the gate for the tennis court to 10 feet. Have not heard back from them after emailing and calling. Francisco Valdez will be replacing the gate and repairing the fence for \$500.00 at the last court.	
<b>Business:</b>	
<b>Old Business:</b>	
Karl Morine has been working on the Venetian Drive projects. The fence on Venetian Drive has been painted and the trees entering Griffin Point have been trimmed. The fence around the large pond still needs to be painted. Paint is missing from the fence, where new trees have not been stripped.	
<b>New Business:</b>	
<b>Committee Reports:</b>	
<b>Beautification Committee:</b>	
<b>Golf Committee:</b>	
<b>Open Forum:</b>	
Parking spaces are within regulation in our parking lot. We are required by law to have one 96" Handicapped space. We need to have sign for the spot. Signs have been ordered and we are going to make only one large spot.	
Discussion on Executive sessions and scheduling.	
Tile receipts still needed from Jeff on purchase of tile of clubhouse. Jeff found more tile if we want to redo the hallway area in the future.	
Executive Session was postponed till Tuesday at 5:30 pm	
<b>ADJOURNMENT: 6:10 pm</b>	